

2625 S Santa Fe
Denver, Colorado

M B R C

AVAILABILITY:

Unit 1J..... 6,328 SF (\$11.00/SF NNN*)

Unit 1C 4,732 SF (\$11.00/SF NNN*)

*NNN's = \$4.09/SF, As of 6/30/24

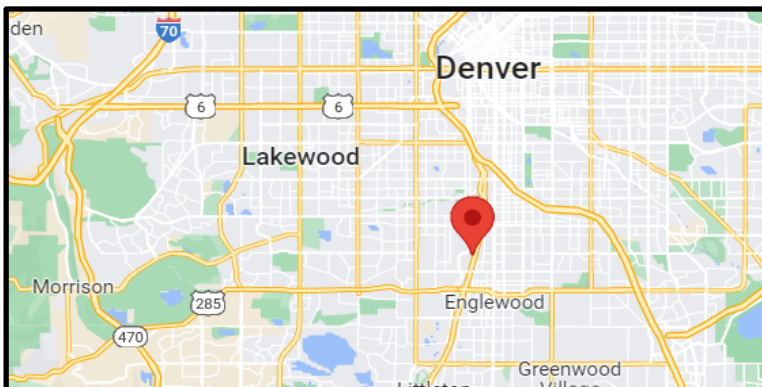


MICHAEL BLOOM
REALTY COMPANY



PROPERTY DESCRIPTION:

WELL MAINTAINED AND COMPLETELY GATED INDUSTRIAL PARK LOCATED ON SOUTH SANTA FE DRIVE BETWEEN EVANS AVENUE (ON THE NORTH) AND DARTMOUTH AVENUE (ON THE SOUTH). VERSATILE WAREHOUSE/FLEX SPACE FOR MANUFACTURING & DISTRIBUTION.



IMPORTANT FEATURES:

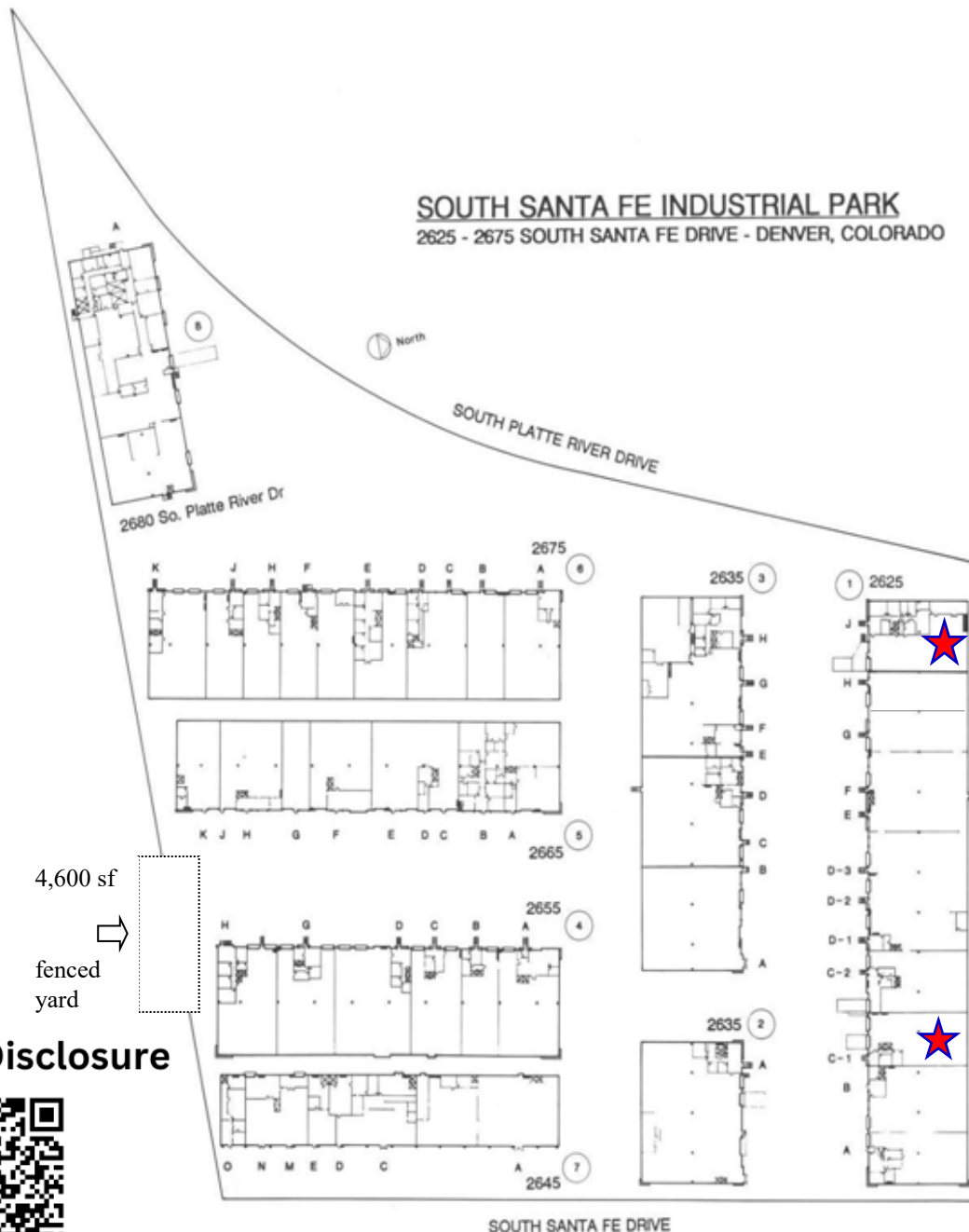
- EXCELLENT ACCESS TO SOUTH SANTA FE BLVD
- DOCK HIGH & DRIVE-IN LOADING
- 18' WAREHOUSE CEILING HEIGHT
- 3 PHASE ELECTRIC

2625-2675 S Santa Fe
 2680 S Platte River Dr
 Denver, Colorado



Space Availability:

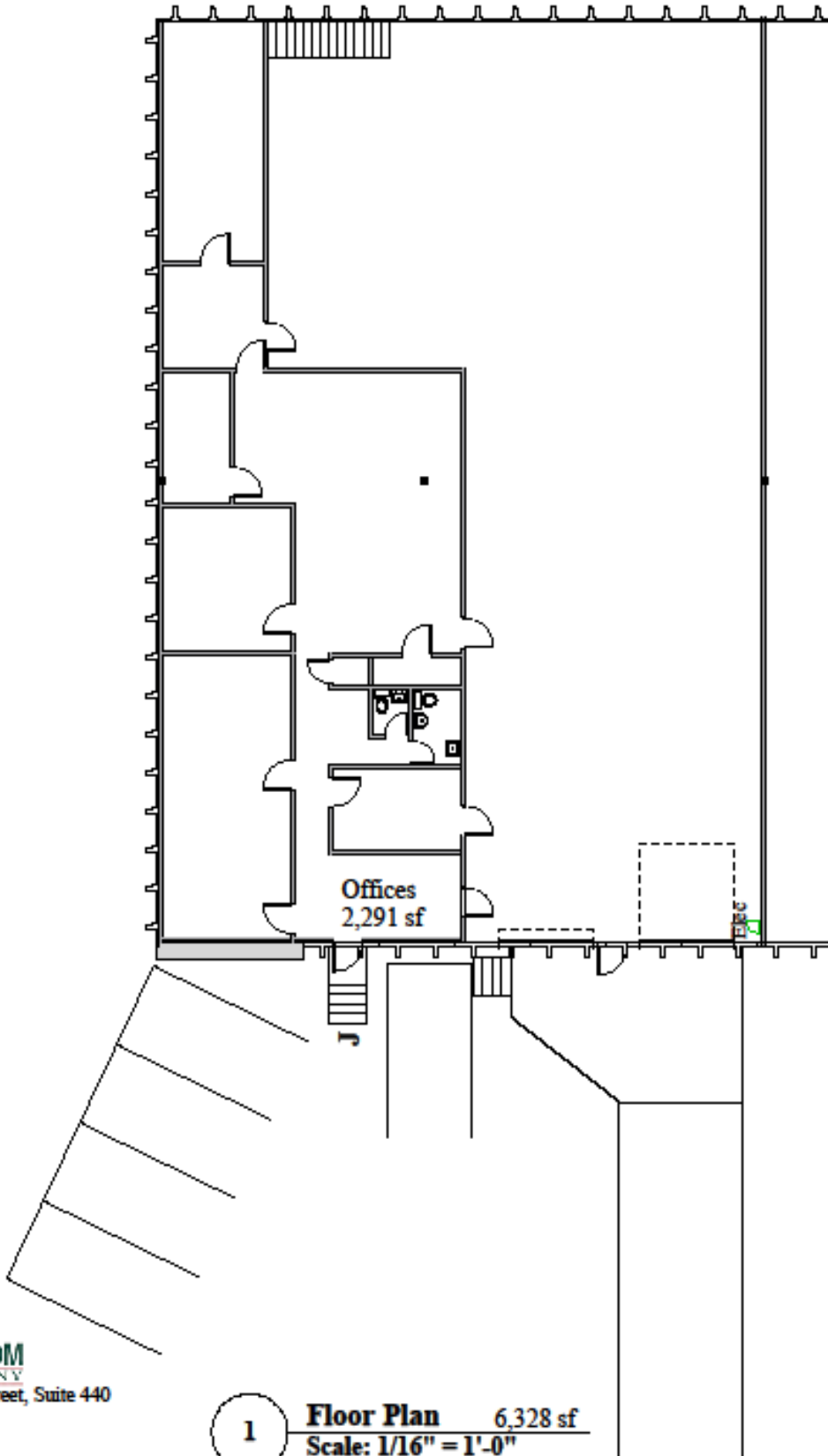
Availability	Total SF	Office SF	Loading	Power
2625 #1J	6,328	2,291	Dock High and Drive In	3 Phase
2625 #1C	4,732	500	Dock High and Drive In	3 Phase



Brokerage Disclosure

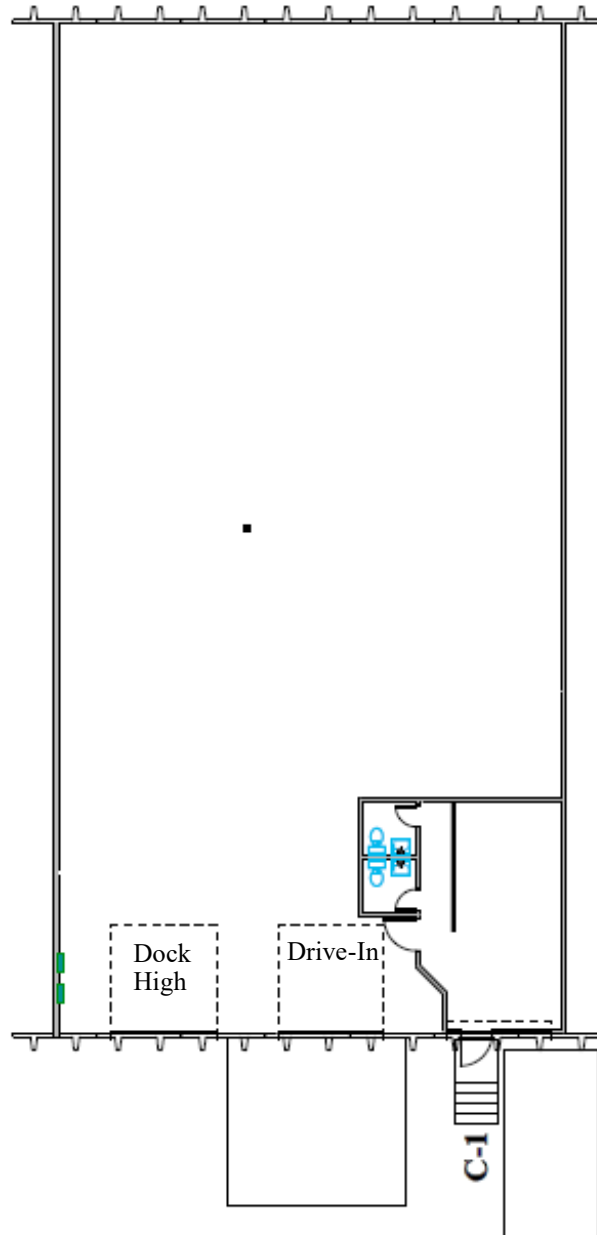


2625 South Sante Fe Unit 1-J



1 **Floor Plan** 6,328 sf
Scale: 1/16" = 1'-0"

2625 South Santa Fe Drive 1-C



MICHAEL BLOOM
REALTY COMPANY

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Floor Plan
Scale: 1/16" = 1'-0"

4,732 sf